

Online Comment

Application H21-0139-19
Location THE FORGE COMMON WAY TYDD ST MARY PE13 5QH
Proposal Details of Conditions 4, 6, 8, 9, 10, 11, 15, 16 and 18 of H21-0418-18

Name Sue Armour
Address Environmental Protection Officer SHDC, Priory Road Spalding PE11 2XE

Date Submitted 24-06-19
For/Against Comments

I have reviewed the Earth Environmental & Geotechnical 'Phase II Site Investigation The Forge, Common Way, Tydd St Mary' report ref R010/19 dated May 2019 and can recommend discharge of part ii of condition 16 of H21-0418-18. Parts iii & iv remain outstanding.

The report noted elevated levels of metals and poly aromatic hydrocarbons in soil, as well as identified the presence of chrysotile (asbestos) fibre bundles in all samples tested.

Remediation in the form of 'cap and cover' was recommended. A remediation method statement and proposals for validation need to be submitted to the LPA and approved, prior to the commencement of development. I make the following comments to assist with this:

- I am not opposed to the use of cap and cover when asbestos is present in soils, however an engineered solution, including physical 'no dig' barrier is required, not just a warning membrane.
- I recommend that the total thickness should be 600mm to allow future occupiers reasonable use of the garden area.
- A clause should be inserted into the deeds to ensure that future purchasers are aware of the presence of the cover system, and the need to keep it in place.
- Verification should comply with the YALPAG document 'Verification requirements for cover systems - Technical Guidance for Landowners and consultants'.